

LOT 40
IN OR 721/1
EGANS BLUFF #3 PB 5/243

HIPPE RANDAL J & MARIANNE E
2883 PARK SQUARE PLACE
FERNANDINA BEACH, FL 32034

2026

00-00-30-021C-0040-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2031.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,337	100
FGR	574	55
FOP	42	30
FSP	292	40
TOTALS	3,245	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,783	124.3104	172.79	480,875	1994	1994	0	0	0	15.50	84.50
1 SNGL FAM		100% - 1995		Heated Area: 2337				HX Base Yr 1995				
The diagram is a floor plan with the following dimensions and room labels: FSP 1994: Top left room, dimensions 34 (top), 9 (left), 7 (right), 32 (bottom). BAS 1994: Large central room, dimensions 35 (top), 32 (left), 28 (right), 22 (bottom right). FOT 1994: Small room below FSP, dimensions 6 (top), 6 (right), 6 (bottom), 12 (left). FGR 1994: Bottom right room, dimensions 26 (left), 28 (right), 14 (bottom), 7 (top left). Other dimensions: 18 (top), 11 (top left), 20 (top right), 5 (top right), 15 (bottom left), 4 (bottom left), 12 (bottom left), 12 (bottom left), 21 (bottom right).												
				BLD DATE		LGL DATE						
				XF DATE		LAND DATE						